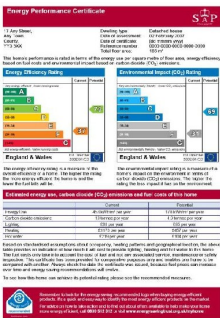


Relevant Standards The Energy Performance of Buildings (Certificates and Inspections) Regulations (Northern Ireland) 2008

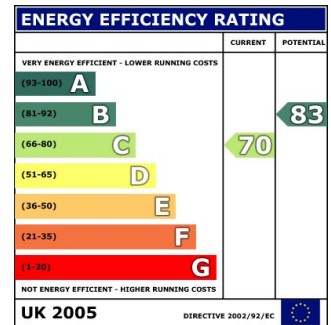
A huge proportion UK's energy consumption arises from the way in which our 25 million buildings are will have a significant effect in reducing energy consumption - and therefore carbon emissions.

The Energy Performance Certificate (EPC) is part of new Europe wide measure to improve property efficiency. It is similar to the certificates found on many modern domestic appliances.



An EPC for a dwelling gives a rating based on its energy efficiency. Data is collected by the domestic energy assessor such as, size of dwelling, how it has been construction, insulation, heating and lighting. This information is inputted into a RDSAP software programme which calculates the buildings energy rating.

The EPC produced will give the building a rating from A to G. An A rating would show that it is very energy efficient, meaning lower fuel bills, while G is inefficient, meaning higher fuel bills. For existing houses it would be difficult to achieve an A rating whilst a C rating could be expected for the many existing dwellings.



The EPC will also show recommendations as to how the property could be made more energy and cost efficient. The Energy Survey will also indicate what the potential rating would be if all the advise was followed.

Improving the energy efficiency of your home can mean either making changes to the building, or simply changing your daily habits to save energy.

Some measure; that the EPC might recommend:

- Low-energy light bulbs. These last up to 12 times longer and use around 80 per cent less energy than traditional filament bulbs
- Hot water tank jackets. These cost from around £10, and can cut heat loss by around 75 per cent
- Loft insulation. Fitting insulation that is at least 250mm thick could cut heat loss by around 30 per cent.
- Cavity wall insulation. If you have unfilled cavity walls, installing insulation could cut heat loss by over 30 per cent.

The cost of the measures recommended will vary, but the certificate will distinguish between those that cost under £500 (such as those above) and those that could cost more, such as double glazing or new heating systems.

Over 60?

Grant Aid is available on much of the above if you (or your client) are over 60 you should check with the Energy Saving Trust advice centre free on 0800 512 012.

Changing Habits:

There are also simple ways that you can improve your energy efficiency

Check that your heating system thermostat isn't set too high (21 degrees C in the living room is recommended), and use the timer or programmer so you only heat your home when necessary
 Make sure your hot water isn't too hot. Your cylinder thermostat shouldn't need to be set higher than 60 degrees C/140 degrees F

Turn off lights when they aren't needed, and don't leave appliances on standby. Remember not to leave chargers (eg for mobile phones) turned on when you aren't using them